

160.0

0003

0017.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

APPRAISED: 1,478,000 / 1,478,000

USE VALUE: 1,478,000 / 1,478,000

ASSESSED: 1,478,000 / 1,478,000


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
108		CLAREMONT AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: SAWAI SANJEEV &	
Owner 2: BHAGWAT SARITA	
Owner 3:	

Street 1: 108 CLAREMONT AVE

Street 2:

Twn/Cty: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: WARD CHERYL A/BRUCE D -

Owner 2: -

Street 1: 108 CLAREMONT AVE

Twn/Cty: ARLINGTON

St/Prov: MA Cntry

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains .344 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 2005, having primarily Wood Shingle Exterior and 3610 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 9 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		15000		Sq. Ft.	Site		0	70.	0.58	8									609,000						609,000	

IN PROCESS APPRAISAL SUMMARY

Legal Description								User Acct
								106897
								GIS Ref
								GIS Ref
								Insp Date
								06/08/18

PREVIOUS ASSESSMENT								Parcel ID	160.0-0003-0017.0	Date	Notes	Entered Lot Size	Total Land:	Land Unit Type:	12531!
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value							
2022	101	FV	869,000	0	15,000.	609,000	1,478,000					Year end			12/23/2021
2021	101	FV	842,900	0	15,000.	609,000	1,451,900					Year End Roll			12/10/2020
2020	101	FV	842,900	0	15,000.	609,000	1,451,900					Year End Roll			12/18/2019
2019	101	FV	653,900	0	15,000.	609,000	1,262,900					1,262,900	Year End Roll		1/3/2019
2018	101	FV	634,300	0	15,000.	539,400	1,173,700					1,173,700	Year End Roll		12/20/2017
2017	101	FV	634,300	0	15,000.	452,400	1,086,700					1,086,700	Year End Roll		1/3/2017
2016	101	FV	634,300	0	15,000.	452,400	1,086,700					1,086,700	Year End		1/4/2016
2015	101	FV	620,100	0	15,000.	391,500	1,011,600					1,011,600	Year End Roll		12/11/2014

SALES INFORMATION

TAX DISTRICT								PAT ACCT.																		
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes																	
WARD CHERYL A/B	60611-383		11/30/2012		1,115,000	No	No																			
THOREN ALICE T	41816-209		1/21/2004	Portion-Asst	500,000	No	No																			
THOREN ALICE S	32292-84		1/29/2001	Family		1	No	No																		
	PR427-927		1/1/1901			No	No	N																		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
9/10/2018	1295	Heat App	9,000	C					6/8/2018	Meas/Inspect	BS	Barbara S
9/17/2004	879	New Buil	171,000	O				New, 4 Bed Home	12/24/2008	Meas/Inspect	336	PATRIOT
8/16/2004	763	Foundati	28,000	O					5/23/2005	Info Fm Plan	BR	B Rossignol
8/9/2004	708	Demoliti	8,500					DEMO OF EXISTING S	4/7/2005	Inspected	BR	B Rossignol
									4/12/2004	MLS	MM	Mary M
									1/26/2000	Inspected	264	PATRIOT
									12/16/1999	Mailer Sent		
									12/2/1999	Measured	256	PATRIOT
									7/20/1993		RV	

Sign: VERIFICATION OF VISIT NOT DATA _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 6 - Colonial	1	Rating: Very Good		Full Bath: 1	Rating: Good	LOT 16 COMBINED HEREIN. PDAS.								2	20		
Sty Ht: 2 - 2 Story		A Bath: 1	Rating: Very Good	3/4 Bath: 1	Rating: Very Good									FFL	WDK	14	
(Liv) Units: 1	Total: 1	A 3QBth:	Rating:	1/2 Bath:	Rating:									BMT			
Foundation: 1 - Concrete		A HBth:	Rating:											16	20	5	2
Frame: 1 - Wood		OthrFix: 4	Rating: Very Good														
Prime Wall: 1 - Wood Shingle		Kits: 1	Rating: Very Good														
Sec Wall: %		A Kits:	Rating:														
Roof Struct: 1 - Gable		Fpl: 1	Rating: Very Good														
Roof Cover: 1 - Asphalt Shgl		WSFlue:	Rating:														
Color: TAN																	
View / Desir:																	
GENERAL INFORMATION				CONDOS INFORMATION				REMODELING				RES BREAKDOWN					
Grade: B - Good		Location:		Total Units:				Exterior:	No Unit	RMS	BRS	FL					
Year Blt: 2005	Eff Yr Blt:			Floor:				Interior:	1	9	5						
Alt LUC:	Alt %:	% Own:						Additions:									
Jurisdct:	Fact: .	Name:						Kitchen:									
Const Mod:								Baths:									
Lump Sum Adj:								Plumbing:									
INTERIOR INFORMATION				DEPRECIATION				Electric:									
Avg Ht/FL: STD		Special:		Override:				Heating:									
Prim Int Wal: 2 - Plaster								General:									
Sec Int Wall: %																	
Partition: T - Typical																	
Prim Floors: 3 - Hardwood																	
Sec Floors: %																	
Bsmnt Flr: 12 - Concrete																	
Subfloor:																	
Bsmnt Gar:																	
Electric: 3 - Typical																	
Insulation: 2 - Typical																	
Int vs Ext: S																	
Heat Fuel: 1 - Oil																	
Heat Type: 3 - Forced H/W																	
# Heat Sys: 1																	
% Heated: 100	% AC: 100																
Solar HW: NO	Central Vac: Yes																
% Com Wal	% Sprinkled																
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:					
SPEC FEATURES/YARD ITEMS																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
PARCEL ID 160-0003-0017.0																	
More: N	Total Yard Items:	Total Special Features:	Total:														
IMAGE AssessPro Patriot Properties, Inc.																	